



CLARK COUNTY WASHINGTON

DEVELOPMENT PROJECTS WEEKLY REPORT

October 13, 2004

This weekly report provides a listing of new development projects proposed in Clark County. These projects are under review by the Community Development Department. To research or track a specific project, it will be important to have the project name and case number, which are determined when an official application is submitted. Project names and numbers are listed when a project first appears in the weekly report as a Type II or Type III proposal, as shown below.

The applications and proposed plans, staff reports, and final decisions for projects listed below are available for public review at our offices. These may also be viewed at our Web site at www.clark.wa.gov/commdev/development/index.html then click on Proposed Developments or Meetings and Hearings.

If you have questions about a particular type of permit and the review process, you may go to our Web page for an information handout for each type of permit. To view handouts at our Web site, go to www.clark.wa.gov/commdev/development/typespermits.html. You may also request a copy of these materials at our offices.

■ **NEW PROJECT PROPOSALS** (*Pre-application conferences*)

The department requires a pre-application conference before it will accept a formal application for projects that require public notice and may require public hearings. This provides an opportunity for the property owner and/or developer to explore the situation with county staff. Members of the public may attend and listen to the discussion. The schedule does not allow for public comment at that stage, however.

■ **Project name:** NEXTEL COMMUNICATION
Case number: PAC2004-00224
Description: NEXTEL COMMUNICATION , CO-LOCATE
ANTENNA AND GROUND EQUIPMENT IN
EXISTING ATC FACILITY
Location: 30200 NE MYSTIC DRIVE
Applicant contact: DON LARSON
Neighborhood association: YACOLT MOUNTAIN NEIGHBORHOOD
ASSOCIATION
Pre-application conference: DATE: 10/28/04 TIME: 9:00AM ROOM 313

■ **Project name:** 134TH STREET RESTAURANT
Case number: PAC2004-00221
Description: 1 RESTAURANT 6,800 SQ. FT. PREVIOUS
SPR97044 EXPIRED
Location: NE 134TH STREET/27TH AVENUE
Applicant contact: RANDALL B. PRINTZ
Neighborhood association: FAIRGROUNDS NEIGHBORHOOD
ASSOCIATION
Pre-application conference: DATE: 10/28/04 TIME: 9:00AM ROOM 323

■ **Project name:** 134TH STREET RETAIL BUILDING
Case number: PAC2004-00222
Description: RETAIL BUILDING, 1 BLDG., 1 STORY 15,067
SQ. FT.
Location: 13101 NE 27TH AVENUE
Applicant contact: RANDALL B. PRINTZ
Neighborhood association: FAIRGROUNDS NEIGHBORHOOD
ASSOCIATION
Pre-application conference: DATE: 10/28/04 TIME: 10:00AM ROOM 323

■ **Project name:** NEXTEL COMMUNICATION
Case number: PAC2004-00225
Description: NEXTEL COMMUNICATION CO-LOCATE
NEXTEL ANTENNAS & GROUND EQUIPMENT IN
AN EXISTING T-MOBIL MONOPOLE FACILITY
Location: 512 CARTY ROAD
Applicant contact: DON LARSON
Neighborhood association: RIDGEFIELD JUNCTION NEIGHBORHOOD
ASSOCIATION
Pre-application conference: DATE: 10/28/04 TIME: 10:00AM ROOM 313

<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Pre-application conference:</i></p>	<p>PEACEFUL DRIVE SHORT PLAT</p> <p>PAC2004-00226</p> <p>SHORT PLAT 7.6 ACRES INTO THREE LOTS</p> <p>158TH / PEACEFUL DRIVE</p> <p>CROSS STREET: 182ND AVENUE</p> <p>REUBEN JOHNSON</p> <p>CONCERNED CITIZENS OF HOCKINSON NA</p> <p>DATE: 10/28/04 TIME: 11:00AM ROOM 313</p>
<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Pre-application conference:</i></p>	<p>82ND STREET TOWNHOMES</p> <p>PAC2004-00227</p> <p>DIVIDE 3.49 ACRES INTO A 48 LOT ATTACHED</p> <p>SFR PLAT</p> <p>3507 NE 82ND STREET</p> <p>ERIC GOLEMO</p> <p>STURTEVANT, GOLEMO & ASSOCIATES</p> <p>NE HAZEL DELL NEIGHBORHOOD</p> <p>ASSOCIATION</p> <p>DATE: 10/28/04 TIME: 1:00PM ROOM 313</p>
<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Pre-application conference:</i></p>	<p>COVINGTON TOWNHOMES SUBDIVISION</p> <p>PAC2004-00228</p> <p>DIVIDE 1.86 ACRES INTO A 24 LOT ATTACHED</p> <p>SFR PLAT</p> <p>7309 NE 94TH AVENUE</p> <p>JOE STURTEVANT</p> <p>STURTEVANT, GOLEMO & ASSOCIATES</p> <p>MAPLE TREE NEIGHBORHOOD ASSOCIATION</p> <p>DATE: 10/28/04 TIME: 2:00PM ROOM 313</p>
<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Pre-application conference:</i></p>	<p>HIGHLAND RIDGE MEADOW</p> <p>PAC2004-00229</p> <p>DIVIDE 1.88 ACRES INTO 7 LOTS</p> <p>3513 NE CORBIN ROAD</p> <p>ADAM BECK</p> <p>MOSS & ASSOCIATES</p> <p>RAMBLIN CREEK EST/ S SALMON CREEK</p> <p>AVENUE NA PLEASANT HIGHLANDS</p> <p>NEIGHBORHOOD ASSOC.</p> <p>DATE: 10/28/04 TIME: 2:00PM ROOM 323</p>

■ **Project name:** SEMMLER SHORT PLAT
Case number: PAC2004-00223
Description: DIVIDE 3.41 ACRES INTO 4 LOTS
Location: 2915 NE 99TH STREET
Applicant contact: BRUCE A. NEILL
NEILL REAL ESTATE SERVICES, LLC
Neighborhood association: NE HAZEL DELL NEIGHBORHOOD
ASSOCIATION
Pre-application conference: DATE: 10/28/04 TIME: 3:00PM ROOM 313

■ **Project name:** RIDGEFIELD WOODS CLUSTER
SUBDIVISION
Case number: PAC2004-00230
Description: DIVIDE 30 ACRES INTO 6 PARCELS
Location: NW 56TH AVENUE/ NW 289TH STREET
Applicant contact: JAMES KESSI
MOSS & ASSOCIATES
Neighborhood association: ENTERPRISE/PARADISE POINT NA
RIDGEFIELD JUNCTION NEIGHBORHOOD
ASSOC.
Pre-application conference: DATE: 10/28/04 TIME: 3:00PM ROOM 323

■ **PROPOSALS FOR PUBLIC HEARING** (Type III review)

Type III development applications require public notice and public hearings. The Community Development Department reviews each Type III proposal and prepares a staff report with recommendations to a land use hearings examiner. The examiner will conduct a public hearing to determine whether a proposal meets relevant codes and requirements. This process may include approval, approval with conditions, or denial. Type III decisions may be appealed to the Board of Clark County Commissioners. A decision by the Board of Clark County Commissioners may be appealed to the Clark County Superior Court.

The following projects are scheduled for public hearings. The public is invited to attend and provide testimony. Written comments may be sent to Community Development offices before the hearing date: Clark County Community Development, PO Box 5000, Vancouver WA 98666-5000; (360) 397-2375; comdev@clark.wa.gov.

■ **Project name:** MERRITT'S HIDEAWAY SUBDIVISION
Case number: PLD2004-00041; SEP2004-00066; HAB2004-00083; ARC2003-00073; WET2004-00017
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 34.27-ACRE PARCEL INTO 145 SINGLE-FAMILY RESIDENTIAL LOTS

Location: LOCATED IN THE R1-6 AND CH ZONE DISTRICTS.
Neighborhood association: 8809 NE 88TH STREET
Planner contact: NO MAPPING INDICATORS
Hearing information: DAN CARLSON
CONTINUED AUGUST 26, 2004 – 1300
FRANKLIN – 7:00PM
Decision Issued: 10/1/04
Appeal Period Over: 10/15/04

■ ***Project name:.*** VINTAGE VIEW PUD SUBDIVISION
Case number: PLD2003-00094;PUD2003-00010; SEP2003-00171; EVR2003-00100; HAB2003-00292; ARC2003-00111
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 8.25 ACRE PARCEL INTO 30 SINGLE-FAMILY RESIDENTIAL LOTS FOR A PLANNED UNIT DEVELOPMENT SUBDIVISION. THE PROPERTY IS LOCATED IN THE R1-10 ZONE DISTRICT
Location: SE LEONARD ROAD AND EVERETT STREET
Neighborhood association: WASHOUGAL RIVER NA
Planner contact: MICHAEL UDUK
Hearing information: AUGUST 12, 2004 – 1300 FRANKLIN – 7:00PM
Decision Issued: 9/30/04
Appeal Period Over: 10/14/04

■ ***Project name:.*** I-205 COMMERCE PARK SUBDIVISION
Case number: PLD2004-00007;SEP2004-00013; ARC2004-00006; WET2004-00008
Description: THE APPLICANT IS REQUESTING PRELIMINARY VAL TO SUBDIVIDE APPROXIMATELY 29 ACRES INTO 9 INDUSTRIAL LOTS IN THE ML ZONING DISTRICT.
Location: 6308 NE 88TH STREET
Neighborhood association: ANDRESEN/ST. JOHNS NA
Planner contact: MICHAEL UDUK
Hearing information: OCTOBER 14, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.*** CAMELLIA SUBDIVISION
Case number: PLD2004-00048;SEP2004-00032; WET2004-00005; ARC2004-00032
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 38-ACRE PARCEL INTO 29 SINGLE-FAMILY RESIDENTIAL

Location:
Neighborhood association:
Planner contact:
Hearing information:

UNITS. THE PROPERTY IS LOCATED IN THE
RC-1 ZONE DISTRICT.
18108 NE 122ND STREET
MEADOW GLADE
JOSHUA WARNER
OCTOBER 28, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

HAZEL DELL HEIGHTS SUBDIVISION
PLD2004-00049;SEP2004-00081; VAR2004-
00007

THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 3.51-ACRE PARCEL INTO 19
SINGLE-FAMILY RESIDENTIAL LOTS IN THE R1-6
ZONE DISTRICT. THE APPLICANT IS ALSO
REQUESTING A VARIANCE TO THE MINIMUM
LOT WIDTH FOR LOT 1.

Location:
Neighborhood association:
Planner contact:
Hearing information:

NE 72ND STREET EAST OF NE 16TH AVENUE
NE HAZEL DELL NEIGHBORHOOD ASSOC.
DAN CARLSON
OCTOBER 7, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

PARKVIEW HEIGHTS SUBDIVISION
PLD2004-00045;SEP2004-00073; ARC2004-
00030

THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 4-ACRE PARCEL INTO 58
ATTACHED RESIDENTIAL TOWNHOMES IN THE
R-43 ZONE DISTRICT.

Location:
Neighborhood association:

1413 NE 88TH STREET
NE HAZEL DELL NEIGHBORHOOD
ASSOCIATION

Planner contact:
Hearing information:

RICHARD DAVIAU
OCTOBER 7, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

CAMILLE ESTATES SUBDIVISION
PLD2004-00057;SEP2004-00094; ARC2004-
00044; VAR2004-00011

THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 9.3- ACRE PARCEL INTO 50
SINGLE-FAMILY RESIDENTIAL LOTS LOCATED
IN THE R1-6 ZONE DISTRICT.

Location:
Neighborhood association:

17413, 17417, 17601, 17519 AND 17411 NE
EDMUNDS ROAD
EVERGREEN EAST NEIGHBORHOOD
ASSOCIATION

Planner contact:
Hearing information:

SUSAN ELLINGER
SEPT 23, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** WINDMILL TERRACE PHASE 2
SUBDIVISION

Case number: PLD2003-00042; SEP2003-00078;
WET2003-00026; EVR2003-00046;
ARC2003-00045

Description: THE APPLICANT IS REQUESTING TO
SUBDIVIDE AN APPROXIMATE 2 ACRE PARCEL
INTO 27 SINGLE-FAMILY RESIDENTIAL LOTS IN
THE R-18 ZONE DISTRICT UTILIZING THE
TOWNHOUSE DEVELOPMENT STANDARDS.

Location: 602 NE 139TH STREET

Neighborhood association: NORTH SALMON CREEK NEIGHBORHOOD
ASSOCIATION

Planner contact: DAN CARLSON

Hearing information: SEPTEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** SWAN TOWNHOMES SUBDIVISION

Case number: PLD2004-00055; SEP2004-00092; ARC2004-
00042

Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 1.77-ACRE PARCEL INTO 38
TOWNHOME LOTS LOCATED IN THE R-43 ZONE
DISTRICT.

Location: 8413 NE GRAVE ROAD

Neighborhood association: NE HAZEL DELL NEIGHBORHOOD ASSOC.

Planner contact: ALAN BOGUSLAWSKI

Hearing information: SEPTEMBER 23, 2004 – 1300 FRANKLIN –
7:00PM

Decision Issued: 9/29/04

Appeal Period Over: 10/13/04

■ **Project name:.** WALNUT GROVE SUBDIVISION

Case number: PLD2004-00056; SEP2004-00093; EVR2004-
00047, ARC2004-00043; MZR2004-00124

Description: THE APPLICANT IS REQUESTING PRELIMINARY
PLAT APPROVAL TO SUBDIVIDE
APPROXIMATELY 2.48 ACRES INTO 30 SINGLE-
FAMILY RESIDENTIAL LOTS IN THE R-22
ZONING DISTRICT.

Location: 7505 NE 58TH STREET

Neighborhood association: AREA NOT REPRESENTED

Planner contact: MICHAEL UDUK

Hearing information: SEPTEMBER 23, 2004 – 1300 FRANKLIN –
7:00PM

■ **Project name:.** WALNUT VILLAGE SUBDIVISION
Case number: PLD2004-00059;SEP2004-00102; EVR2004-00050; ARC2004-00048
Description: THE APPLICANT IS REQUESTING PRELIMINARY PLAT APPROVAL TO SUBDIVIDE APPROXIMATELY 2.94 ACRES ZONED R-18 INTO 37 SINGLE-FAMILY LOTS.
Location: 7416 NE 58TH STREET
Neighborhood association: AREA NOT REPRESENTED
Planner contact: MICHAEL UDUK
Hearing information: OCTOBER 7, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** WARK DEVELOPMENT SUBDIVISION
Case number: PLD2004-00061;SEP2004-00114; VAR2004-00014; WET2004-00026; ARC2004-00039
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 4.71-ACRE PARCEL INTO 16 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-10 ZONE DISTRICT. THE APPLICANT IS ALSO REQUESTING AN ADMINISTRATIVE VARIANCE TO THE LOT WIDTH.
Location: 17216 NE 29TH AVENUE
Neighborhood association: FAIRGROUNDSNEIGHBORHOOD ASSOC.
Planner contact: RICHARD DAVIAU
Hearing information: OCTOBER 14, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** HARJU ESTATES SUBDIVISION
Case number: PLD2004-00062; SEP2004-00116
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 3-ACRE PARCEL INTO 15 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-6 ZONE DISTRICT.
Location: 10615 NE 39TH AVENUE
Neighborhood association: SHERWOOD NEIGHBORHOOD ASSOCIATION
Planner contact: DAN CARLSON
Hearing information: OCTOBER 14, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** ORCHARDS ELEMENTARY SCHOOL
Case number: CUP2004-00006;PSR2004-00044; SEP2004-00121
Description: THE APPLICANT IS REQUESTING CONDITIONAL USE AND SITE PLAN APPROVAL TO BUILD A NEW 61,500 SQUARE FOOT ELEMENTARY SCHOOL BUILDING TO REPLACE THE EXISTING 38,000 SQUARE FOOT BUILDING, A FUTURE MODULAR FAMILY RESOURCE CENTER (APPROXIMATELY 4,000 SQUARE FEET) AND A

Location:
Neighborhood association:
Planner contact:
Hearing information:

FUTURE APPROXIMATE 4,000 SQUARE FOOT
MODULAR CLASSROOM BUILDING. THE
PROPERTY IS LOCATED IN THE R-18 ZONE
DISTRICT.
7000 NE 117TH AVENUE
AREA NOT REPRESENTED
MICHAEL UDUK
OCTOBER 14, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

KRAMER SOUTH SUBDIVISION
PLD2004-00068; SEP2004-00124; VAR2004-
00017

THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 2.6-ACRE PARCEL INTO 15
SINGLE-FAMILY RESIDENTIAL LOTS LOCATED
IN THE R1-6 ZONE DISTRICT. THE APPLICANT
IS ALSO REQUESTING A VARIANCE TO REDUCE
THE GARAGE SETBACK FROM THE
TEMPORARY TURN-AROUND FOR LOTS 11 AND
12.

LOCATION:
Neighborhood association:
Planner contact:
Hearing information:

4309 NE 92ND STREET
NE HAZEL DELL NEIGHBORHOOD ASSOC.
DAN CARLSON
NOVEMBER 4, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

Location:
Neighborhood association:
Planner contact:
Hearing information:

KRENZEL REZONE
CPZ2004-00004; SEP2004-00128
THE APPLICANT IS REQUESTING TO REZONE
AN APPROXIMATE 36.5-ACRE PARCEL FROM
ZONING DISTRICT R-10 TO R-5.
10505 NE 285TH STREET
AREA NOT REPRESENTED
JOSH WARNER
NOVEMBER 4, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

Location:
Neighborhood association:

FALCON'S REST PUD SUBDIVISION
PLD2004-00067; PUD2004-00003; SEP2004-
00123; BLA2004-00043; EVR2004-00060;
MZR2004-00138
THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 6.24-ACRE PARCEL INTO 73
SINGLE-FAMILY RESIDENTIAL LOTS LOCATED
IN THE R1-18 AND R1-7.5 ZONE DISTRICTS. THE
APPLICANT IS ALSO PROPOSING A PLANNED
UNIT DEVELOPMENT.
CORNER OF NW 122ND STREET AND NW 36TH
AVENUE
FELIDA NEIGHBORHOOD ASSOCIATION

<i>Planner contact:</i>	MICHAEL UDUK
<i>Hearing information:</i>	NOVEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM
■ Project name:.	LINTZ SUBDIVISION
Case number:	PLD2004-00073; SEP2004-00132; WET004-00029
<i>Description:</i>	THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 6.24-ACRE PARCEL INTO 73 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-18 AND R1-7.5 ZONE DISTRICTS. THE APPLICANT IS ALSO PROPOSING A PLANNED UNIT DEVELOPMENT.
<i>Location:</i>	6418 NE 58 TH STREET
<i>Neighborhood association:</i>	ST. JOHNS/ ANDRESEN NEIGHBORHOOD ASSOCIATION
<i>Planner contact:</i>	MICHAEL UDUK
<i>Hearing information:</i>	NOVEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM
■ Project name:.	C-DYMOND ESTATES SUBDIVISION
Case number:	PLD2004-00069; SEP2004-00127; HAB2004-00172; SHL2004-00011; EVR2004-00064
<i>Description:</i>	THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 72.57-ACRE PARCEL INTO 12 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R-5 ZONING DISTRICT.
<i>Location:</i>	SOUTH OF SE 20 TH STREET AT 328 TH AVENUE
<i>Neighborhood association:</i>	WASHOUGAL RIVER NEIGHBORHOOD ASSOCIATION
<i>Planner contact:</i>	JOSH WARNER
<i>Hearing information:</i>	NOVEMBER 4, 2004 – 1300 FRANKLIN – 7:00PM
■ Project name:.	COLD CREEK INDUSTRIAL PARK
Case number:	PLD2004-00082; SEP2004-00146; ARC2004-00070; EVR2004-00075
<i>Description:</i>	THE APPLICANT IS REQUESTING TO SUBDIVIDE 40.35 ACRES INTO 15 LOTS AND TO CONSTRUCT STREET, STORMWATER, AND UTILITY INFRASTRUCTURE IMPROVEMENTS, LOCATED IN THE LIGHT INDUSTRIAL (ML) ZONING DISTRICT,
<i>Location:</i>	WEST SIDE OF NE 40 TH AVENUE SOUTH OF NE 68 TH STREET.
<i>Neighborhood association:</i>	ANDRESEN/ST JOHNS NEIGHBORHOOD ASSOCIATION
<i>Planner contact:</i>	ALAN BOGUSLAWSKI
<i>Hearing information:</i>	NOVEMBER 23, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** 25th AVENUE TOWNHOMES SUBDIVISION
Case number: PLD2004-00078;EVR2004-00072;
VAR2004-00018;SEP2004-00142;
ARC2004-00065
Description: APPLICANT IS REQUESTING TO SUBDIVIDE AN
APPROXIMATE 0.57-ACRE PARCEL INTO 8
SINGLE FAMILY ATTACHED TOWNHOME LOTS
LOCATED IN THE R-18 ZONE DISTRICT.
APPLICANT IS ALSO REQUESTING A TYPE I
VARIANCE TO THE STREET SIDE YARD AND
SIDE SETBACKS.
Location: 7900 & 7906 NE 25TH AVENUE
Neighborhood association: NE HAZEL DELL
NEIGHBORHOOD ASSOCIATION
Planner contact: RICHARD DAVIAU
Hearing information: NOVEMBER 23, 2004 – 1300 FRANKLIN –
7:00PM

■ **Project name:.** SHERWOOD HOLLOW WEST SUBDIVISION
Case number: PLD2004-00077; SEP2004-00138
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 8.2-ACRE PARCEL INTO 41
SINGLE-FAMILY RESIDENTIAL LOTS LOCATED
IN THE R1-6 ZONE DISTRICT.
Location: 2112 NE 104TH STREET
Neighborhood association: SHERWOOD HILLS NEIGHBORHOOD
ASSOCIATION
Planner contact: ALAN BOGUSLAWSKI
Hearing information: NOVEMBER 23, 2004 – 1300 FRANKLIN –
7:00PM

■ **Project name:.** THE WOODLANDS PUD SUBDIVISION
Case number: PLD2004-00081;SEP2004-00144;
PUD2004-00005
Description: THE APPLICANT IS REQUESTING PRELIMINARY
PLAT APPROVAL TO SUBDIVIDE
APPROXIMATELY 7.33 ACRES INTO 33 SINGLE-
FAMILY RESIDENTIAL LOTS UTILIZING THE PUD
STANDARDS IN THE R1-10 ZONE DISTRICT.
Location: 9401 & 9503 NE 142ND AVENUE
Neighborhood association: SIFTON NEIGHBORHOOD ASSOCIATION
Planner contact: MICHAEL UDUK
Hearing information: DECEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM

■ Project name:.	PARKVIEW ESTATES AT PLEASANT VALLEY SUBDIVISION
Case number:	PLD2004-00079;PUD2004-00004; SEP2004-00054; ARC2004-00024; EVR2004-00026; WET2004-00014
Description:	THE APPLICANT IS REQUESTING PRELIMINARY PLAT APPROVAL TO SUBDIVIDE APPROXIMATELY 7.61-ACRES INTO 27 SINGLE-FAMILY RESIDENTIAL LOTS IN THE R1-10 ZONING DISTRICT.
Location:	12620 NE 50 TH AVENUE
Neighborhood association:	PLEASANT HIGHLANDS NEIGHBORHOOD ASSOCIATION
Planner contact:	MICHAEL UDUK
Hearing information:	DECEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM


■ Project name:.	ALFANO SUBDIVISION
Case number:	PLD2004-00076;SEP2004-00137; WET2004-00039
Description:	THE APPLICANT IS REQUESTING TO SUBDIVIDE SIX PARCELS TOTALING APPROXIMATELY 8.7 ACRES INTO 50 SINGLE-FAMILY RESIDENTIAL LOTS AND A WETLAND/STORMWATER TRACT, WITH THREE LOTS TO CONTAIN EXISTING DWELLINGS, IN THE R1-5 ZONING DISTRICT.
Location:	5202 NW 53 RD COURT
Neighborhood association:	AREA NOT REPRESENTED
Planner contact:	ALAN BOGUSLAWSKI
Hearing information:	DECEMBER 2, 2004 – 1300 FRANKLIN – 7:00PM

■ ADMINISTRATIVE DECISIONS (Type II – includes public notice)

Type II projects require public notice and county staff approval. They do not require public hearings. The Community Development Department determines whether Type II proposals meet relevant codes and requirements. This process may result in approval, approval with conditions, or denial. Type II decisions may be appealed first to a land use hearings examiner and later to the Board of Clark County Commissioners. Appeals of Board of Clark County Commissioners decisions may be made to Superior Court.

The following projects show administrative decision dates. Any appeals of these decisions must be filed within 14 calendar days of the decision date. The appeal may be filed at the Customer Service Counter on the first floor of the Clark County Public Service Center, 1300 Franklin Street, Vancouver. The appeal may also be mailed to: Clark County Community Development Department, Development Services Division, P.O. Box 9810, Vancouver, WA 98666-9810.

<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Planner contact:</i></p> <p><i>Comment period ends:</i></p>	<p>POLEN OFFICE</p> <p>PSR2003-00020</p> <p>THE APPLICANT IS REQUESTING SITE PLAN APPROVAL TO CHANGE THE EXISTING RESIDENTIAL HOUSE TO COMMERCIAL OFFICE USE AND THE 2 EXISTING BUILDINGS WILL REMAIN ACCESSORY (STORAGE) BUILDINGS. THE PROPERTY IS LOCATED IN THE C-3 ZONE DISTRICT.</p> <p>7905 NE 13TH AVENUE</p> <p>MICHAEL & SHERI POLEN</p> <p>NE HAZEL DELL NEIGHBORHOOD ASSOC.</p> <p>RICHARD DAVIAU</p> <p>7/14/04</p>
<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Planner contact:</i></p> <p><i>Comment period ends:</i></p>	<p>CROWN CORPORATION WAREHOUSE</p> <p>PSR2004-00028; SEP2004-00085; ARC2004-00038</p> <p>TO CONSTRUCT A 22,500 SQUARE FOOT WAREHOUSE ON A 4.55 ACRE SITE CONTAINING TWO EXISTING LIGHT INDUSTRIAL BUILDINGS, LOCATED IN THE LIGHT INDUSTRIAL (ML) ZONING DISTRICT.</p> <p>6013 NE 127TH AVENUE</p> <p>OLSON ENGINEERING</p> <p>HERITAGE NEIGHBORHOOD ASSOCIATION</p> <p>ALAN BOGUSLAWSKI</p> <p>7/1/04</p>
<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Planner contact:</i></p> <p><i>Comment period ends:</i></p>	<p>CLARK CLUSTER SHORT PLAT</p> <p>PLD2004-00031</p> <p>THE APPLICANT IS REQUESTING TO SHORT PLAT A 20-CRE PARCEL INTO 4 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R-5 ZONE DISTRICT. THE APPLICANT IS ALSO REQUESTING TO UTILIZE THE CLUSTER ORDINANCE.</p> <p>14313 NE 82ND AVENUE</p> <p>MOSS & ASSOCIATES, INC.</p> <p>GREATER BRUSH PRAIRIE NEIGHBORHOOD ASSOCIATION</p> <p>TRAVIS GODDARD</p> <p>6/1/04</p>
<p>■ Project name:</p> <p>Case number:</p>	<p>WESTMOOR SHORT PLAT</p> <p>PLD2004-00050; SEP2004-00082</p>

<i>Description:</i>	THE APPLICANT IS REQUESTING TO SHORT PLAT AN APPROXIMATE 0.95-ACRE PARCEL INTO 3 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE 1-7.5 ZONE DISTRICT.
<i>Location:</i>	APPLICANT CONTACT:
<i>Applicant contact:</i>	3609 NW 109TH STREET
	STURTEVANT, GOLEMO & ASSOC.
	ERIC GOLEMO
<i>Neighborhood association:</i>	FELIDA NA
<i>Planner contact:</i>	KRYS OCHIA
<i>Comment period ends:</i>	7/7/04
 Project name:	EASTRIDGE BUSINESS PARK
Case number:	MZR2004-00090
<i>Description:</i>	RECOGNITION OF PARCELS PREVIOUSLY COMBINED FOR TAX PURPOSES AS SEPARATE LEGAL LOTS OF RECORD. THE PROPERTY IS ON APPROXIMATELY 9.2 ACRES LOCATED IN THE ML ZONING DISTRICT.
<i>Location:</i>	NORTH SIDE OF NE 95TH STREET, EAST OF NE 117TH AVENUE.
<i>Applicant contact:</i>	CASCADE FIELD SERVICES
	THOMAS SELF
<i>Neighborhood association:</i>	SIFTON NEIGHBORHOOD ASSOCIATION
<i>Planner contact:</i>	ALAN BOGUSLAWSKI
<i>Comment period ends:</i>	7/2/04
Project name:	ORCHARDS RETAIL CENTER
Case number:	PSR2004-00030; EVR2004-00044; SEP2004-00089
<i>Description:</i>	TO CONSTRUCT A SHOPPING CENTER CONSISTING OF A 29,120 SQUARE FOOT RETAIL BUILDING WITH DRIVE-UP FACILITIES AND A 14,300 SQ FT MULTI-TENANT RETAIL BUILDING ON A 3.6 ACRE SITE IN THE LIMITED COMMERCIAL (CL) ZONING DISTRICT, AND TO DIVIDE THE PROPERTY INTO TWO PARCELS THROUGH A BINDING SITE PLAN. THE PROPOSAL INCLUDES A PUBLIC STREET CONNECTING FOURTH PLAIN ROAD AND ROSEWOOD AVENUE.
<i>Location:</i>	NORTH SIDE OF NE FOURTH PLAIN ROAD, SOUTH SIDE OF NE ROSEWOOD AVENUE, APPROXIMATELY 500 FEET EAST OF NE 112 TH AVENUE
<i>Applicant contact:</i>	GRAMOR DEVELOPMENT, INC.
	DAVID COPENHAVER
<i>Neighborhood association:</i>	AREA NOT REPRESENTED
<i>Planner contact:</i>	ALAN BOGUSLAWSKI

Comment period ends: 7/27/04

Project name: TERRY'S AUTO SALES

Case number: PSR2004-00013

Description: THE APPLICANT IS REQUESTING SITE PLAN APPROVAL OF AN EXISTING USED CAR LOT ON AN APPROXIMATE 0.19-ACRE PARCEL IN THE CH ZONE DISTRICT.

Location: 8321 NE HWY 99

Applicant contact: JAMES ENGINEERING

ATTN: HUGH JAMES

Neighborhood association: NORTHEAST HAZEL DELL NEIGHBORHOOD ASSOCIATION.

Planner contact: DAN CARLSON

Comment period ends: 7/29/04

Decision Issued: 10/01/04

Appeal Period Over: 10/15/04

Project name: WILLIAMS SHORT PLAT

Case number: PLD2004-00047; HAB2004-00100

Description: THE APPLICANT IS REQUESTING TO SHORT PLAT A 9.86-ACRE PARCEL INTO TWO 5-ACRE SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R-5 ZONE DISTRICT.

Location: 4019 NE 399TH AVENUE

Applicant contact: DALE WILLIAMS

Neighborhood association: WASHOUGAL RIVER NEIGHBORHOOD ASSOCIATION

Planner contact: TERRY BROOKS

Comment period ends: 8/6/04

Project name: LEGACY PUMP STATION

Case number: PSR2004-000035; SEP2004-00104

Description: THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR A REGIONAL SANITARY SEWER PUMP STATION TO REPLACE THE EXISTING PUMP STATION ON APPROXIMATELY 1 ACRE LOCATED IN THE CH ZONE DISTRICT

Location: APPROXIMATELY 13911 NE 20TH AVENUE

Applicant contact: MACKAY & SPOSITO, INC.

ERIN TOMAN OR HENRY DIAZ

Neighborhood association: FAIRGROUNDS NEIGHBORHOOD ASSOC.

Planner contact: RICHARD DAVIAU

Comment period ends: 8/19/04

Project name: R JONES 11-ACRE DEVELOPMENT SITE
PLAN REVIEW

Case number:	PSR2004-00027; SEP2004-00084; CRA2004-00003; EVR2004-00038; ARC2004-00036
Description:	THE APPLICANT IS REQUESTING SITE PLAN APPROVAL TO CONSTRUCT A MULTI-TENANT LIGHT INDUSTRIAL PARK CONSISTING OF SEVEN SINGLE-STORY BUILDINGS TOTALING 74,550 SQUARE FEET, WITH ASSOCIATED PARKING, PLUS A FENCED OUTDOOR STORAGE AREA, ON AN APPROXIMATELY 11.28-ACRE PARCEL LOCATED IN THE ML ZONING DISTRICT.
Location:	4010 NE 65 TH STREET. NORTH SIDE OF NE MINNEHAHA STREET, EAST OF 40 TH AVENUE.
Applicant contact:	MAJOR FOSTER
Neighborhood association:	ANDRESEN/ST JOHNS NEIGHBORHOOD ASSN DEBORAH HOFFMAN, PRESIDENT
Planner contact:	ALAN BOGUSLAWSKI
Comment period ends:	8/9/04
Decision Issued:	10/4/04
Appeal Period Over:	10/18/04
 Project name:	 BINNS SITE PLAN
Case number:	PSR2004-00039; SEP2004-00109; ARC2004-00014
Description:	THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR CONSTRUCTION OF A 12,700 SQUARE FOOT INDUSTRIAL BUILDING FOR WELDING AND OTHER TENANT SPACE ON AN APPROXIMATE .9-ACRE PARCEL. THE PROPERTY IS LOCTED IN THE ML ZONE DISTRICT.
Location:	134 TH STREET AND TENNY ROAD
Applicant contact:	HARB ENGINEERING, INC. GUS HARB
Neighborhood association:	NORTH SALMON CREEK NEIGHBORHOOD ASSOCIATION
Planner contact:	RICHARD DAVIAU
Comment period ends:	8/25/04
 Project name:	 CLARK COUNTY FIRE DISTRICT #9 STATION 9-3
Case number:	PSR2004-00043; SEP2004-00120; EVR2004-00056
Description:	THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR CONSTRUCTION OF A 1,000 SQUARE FOOT ADDITION TO THE EXISTING FIRE STATION, INSTALL A 1,200 SQUARE FOOT

Location:
Applicant contact:

TRAINING FACILITY AND AN 864 SQUARE FOOT
POLE BARN ON AN APPROXIMATE 3.86-ACRE
PARCEL LOCATED IN THE R-5 ZONE DISTRICT.
121 NE 312TH AVENUE
OLSON ENGINEERING
ATTN: MIKE ODREN
WASHOUGAL RIVER NEIGHBORHOOD ASSN.
JIM VANDLING
9/2/04

Neighborhood association:
Planner contact:
Comment period ends:

Project name:

KENNEDY LOT 27 SHORT PLAT

Case number:

PLD2004-00064

Description:

THE APPLICANT IS REQUESTING TO SHORT
PLAT AN APPROXIMATE 12,020 SQUARE FOOT
PARCEL INTO 2 SINGLE-FAMILY RESIDENTIAL
LOTS LOCATED IN THE R1-6 ZONE DISTRICT.

Location:
Applicant contact:
Neighborhood association:

9507 NE 47TH AVENUE
KIMBALL HILL HOMES
NE HAZEL DELL NEIGHBORHOOD
ASSOCIATION
DAN CARLSON
9/10/04

Planner contact:

Comment period ends:

Project name:

OFFICE/WAREHOUSE BUILDING

Case number:

PSR2004-00005; ARC2004-00009

Description:

THE APPLICANT IS REQUESTING SITE PLAN
APPROVAL TO CONSTRUCT A 12,000 SQUARE
FOOT MULTI-TENANT WAREHOUSE/
MANUFACTURING BUILDING. USES FOR THE
BUILDING INCLUDE 4,800 SQUARE FEET OF
WAREHOUSE USE AND 7,200 SQUARE FEET OF
MANUFACTURING USE WITH OFFICE USE
SUPPORTING THESE INDUSTRIAL USES. THE
PROPERTY IS LOCATED IN THE ML ZONE
DISTRICT.

Location:
Applicant contact:
Neighborhood association:

NORTH OF NE 146TH STREET AND EAST OF NE
10TH AVENUE
CURT HOLDT
NORTH SALMON CREEK NEIGHBORHOOD
ASSOCIATION
DAN CARLSON
8/6/04

Planner contact:

Comment period ends:

Project name:

GREYHAWK PARK SHORT PLAT

Case number:

PLD2004-00060; SEP2004-00112; EVR2004-
00054; ARC2004-0052; WET2003-00014

Description:

THE APPLICANT IS REQUESTING TO SHORT
PLAT AN APPROXIMATE 8-ACRE PARCEL INTO 2
LOTS LOCATED IN THE R1-10 ZONE DISTRICT.

Location: 12600 NE 50TH AVENUE
Applicant contact: VANCOUVER-CLARK PARKS DEPARTMENT
STEVE DUH
Neighborhood association: PLEASANT HIGHLANDS NEIGHBORHOOD
ASSOCIATION
Planner contact: RICHARD DAVIAU
Comment period ends: 9/13/04

Project name: CLARK LIGHT INDUSTRIAL
Case number: PSR2004-00037; CRA2004-00004; SEP2004-
00107; ARC2004-00049; VAR2004-00013

Description: THE APPLICANT IS REQUESTING SITE PLAN
APPROVAL FOR CONSTRUCTION OF AN
APPROXIMATE 2,500 SQUARE FOOT BUILDING
ON AN APPROXIMATE .28-ACRE PARCEL
LOCATED IN THE ML ZONE DISTRICT. THE
APPLICANT IS ALSO REQUESTING A 25%
VARIANCE TO THE REAR AND SIDE YARD
SETBACKS.

Location: NORTHWEST CORNER OF NE 4TH PLAIN ROAD
AND NE 134TH AVENUE
Applicant contact: LDC DESIGN GROUP
BOB CARPENTER
Neighborhood association: SIFTON NEIGHBORHOOD ASSOCIATION
Planner contact: RICHARD DAVIAU
Comment period ends: 9/13/04

Project name: JOHN'S SHORT PLAT
Case number: PLD2004-00029
Description: THE APPLICANT IS REQUESTING TO DIVIDE
TWO PLATTED LOTS TOTALING .51 ACRES INTO
THREE SINGLE-FAMILY RESIDENTIAL LOTS IN
THE RESIDENTIAL (R1-6) ZONING DISTRICT.

Location: 9310 NE 74TH WAY
Applicant contact: MARK MERIDIETH
Neighborhood association: MAPLE TREE NEIGHBORHOOD ASSOC.
Planner contact: ALAN BOGUSLAWSKI
Comment period ends: 8/17/04

Project name: PEDRON ENTERPRISES RV STORAGE
POST DECISION REVIEW
Case number: PST2004-00028
Description: THE APPLICANT IS REQUESTING POST
DECISION REVIEW AND APPROVAL TO SPR97-
055, PST98-039 AND PST99-039 TO DEFER THE
CONSTRUCTION OF ROAD FRONTAGE
IMPROVEMENTS AND ELIMINATE THE
CONSTRUCTION OF THE 34 FOOT HALF-WIDTH

ROADWAY WITH A TEMPORARY CUL-DE-SAC ALONG THE NORTH PROPERTY LINE. THE APPLICANT IS ALSO REQUESTING TO ELIMINATE THE STORMWATER FACILITY ALONG THE EAST SIDE OF THE SITE AND RELOCATE THE CENTRAL SWALE TO THE NORTH SIDE OF THE SITE AND RECONFIGURE THE LAYOUT OF THE SITE TO MAKE SPACE FOR THE ADDITION OF A COVERED RV STORAGE AREA A DUMPSITE. THE APPROXIMATELY 5-ACRE PARCEL IS ZONED LIGHT INDUSTRIAL (ML).

Location:

6002 NE 152ND AVENUE

Applicant contact:

MACKAY & SPOSITO, INC.

Neighborhood association:

ERIN TOMAN OR HENRY DIAZ

Planner contact:

HERITAGE NEIGHBORHOOD ASSOC.

Comment period ends:

MICHAEL UDUK

8/19/04

Project name:

RYAPOLOV SHORT PLAT

Case number:

PLD2004-00052; EVR2004-00042

Description:

THE APPLICANT IS REQUESTING PRELIMINARY SHORT PLAT APPROVAL OF APPROXIMATELY 0.46-ACRES ZONED R1-6 INTO 2 SINGLE-FAMILY RESIDENTIAL LOTS. THE APPLICANT IS ALSO REQUESTING A ROAD MODIFICATION.

Location:

6401 NE 17TH AVENUE

Applicant contact:

RODGERS ENGINEERING

Neighborhood association:

BOB RODGERS

Comment period ends:

NE HAZEL DELL NEIGHBORHOOD ASSOC.

9/13/04

Project name:

WITTHAUER SHORT PLAT

Case number:

PLD2004-00065; SEP2004-00122;

SHL2004-00009; PAC2004-00164

Description:

THE APPLICANT IS REQUESTING TO SHORT PLAT AN APPROXIMATE 1.9-ACRE PARCEL INTO 2 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R-5 ZONE DISTRICT.

Location:

17508 NE LUCIA FALLS ROAD

Applicant contact:

PAULINE HICKMAN

Neighborhood association:

YACOLT MOUNTAIN NEIGHBORHOOD ASSOCIATION

Comment period ends:

9/16/04

Project name:

THOMPSON'S CLUSTER SPLIT SHORT PLAT

Case number: PLD2004-00042; SEP2004-00113;
WET2003-00035; ARC2004-00053
Description: THE APPLICANT IS REQUESTING TO SHORT
PLAT AN APPROXIMATE 10.04-ACRE PARCEL
INTO 2 SINGLE-FAMILY RESIDENTIAL LOTS IN
THE R-5 ZONE DISTRICT. THE APPLICANT IS
ALSO REQUESTING TO UTILIZE THE CLUSTER
ORDINANCE.
Location: 2411 NE 259TH STREET
Applicant contact: FRANK THOMPSON
Neighborhood association: RIDGEFIELD JUNCTION NEIGHBORHOOD
ASSOCIATION
Comment period ends: 9/8/04

■ **Project name:** CLARK PUBLIC UTILITIES
WELL STATION 13.1
Case number: PSR2004-00049
Description: THE APPLICANT IS REQUESTING TO
CONSTRUCT A PUBLIC WATER SUPPLY WELL,
WELL HOUSE AND WATER TREATMENT
FACILITY WITHIN A 1-ACRE EASEMENT ON A
28.4-ACRE PARCEL LOCATED IN THE R1-6 ZONE
DISTRICT.
Location: EAST SIDE OF NW 31ST AVENUE,
APPROXIMATELY 200 FEET SOUTH OF NW 124TH
STREET.
Applicant contact: CLARK PUBLIC UTILITIES
RUSS KNUTSON, P.E.
Neighborhood association: FELIDA NEIGHBORHOOD ASSOCIATION
Planner contact: ALAN BOGUSLAWSKI
Comment period ends: 09/27/04

■ **Project name:** BUZZ BEAN DRIVE THRU EXPRESSO
Case number: PSR2004-00038; MZR2004-00115
Description: SITE PLAN APPROVAL TO PLACE A 128 SQ FT
DRIVE-THRU ESPRESSO STAND IN THE
PARKING LOT OF AN EXISTING SHOPPING
CENTER LOCATED IN THE CL ZONING
DISTRICT.
Location: 11308 NE FOURTH PLAIN BLVD.
Applicant contact: KELLI SHANKS
Neighborhood association: NO ACTIVE NEIGHBORHOOD ASSOCIATION
Planner contact: ALAN BOGUSLAWSKI
Comment period ends: 09/23/04

■ **Project name:** TAYLOR TRANSPORT SITE PLAN REVIEW
Case number: PSR2004-00031

Description: THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR EXPANSION OF A GRAVEL PARKING LOT ON AN APPROXIMATE 3.97-ACRE PARCEL LOCATED IN THE ML (LIGHT INDUSTRIAL) ZONING DISTRICT.

Location: 7117 NE 47TH AVENUE

Applicant contact: BARBIERI & ASSOCIATES, INC.
JOHN BARBIERI

Neighborhood association: ANDRESEN/ST. JOHNS NEIGHBORHOOD ASSOCIATION

Planner contact: JOSH WARNER

Comment period ends: 09/22/04

■ **Project name:** SALMON CREEK WASTE WATER MANAGEMENT SYSTEM SITE PLAN & SHORELINE REVIEW

Case number: PSR2004-00041; SEP2004-00118;
SHL2004-00006; CRA2004-00005;
HAB2004-00158

Description: THE APPLICANT IS REQUESTING SITE PLAN, SHORELINE, HABITAT AND CARA REVIEW FOR EXPANSION OF THE SEWAGE TREATMENT PLANT AND A NEW SEWER FORCE MAIN BETWEEN SALMON CREEK WASTEWATER PLANT AND KLINELINE PARK. THE PROJECT IS ON AN APPROXIMATE 23-ACRE PARCEL LOCATED IN THE R1-20 ZONE DISTRICT.

Location: 15100 NW MCCANN ROAD

Applicant contact: CH2M HILL
NICHOLE COULTER

Neighborhood association: FAIRGROUNDS NEIGHBORHOOD ASSOCIATION

Planner contact: TERRI BROOKS

Comment period ends: 9/14/04

■ **Project name:** KLINELINE PARK SITE PLAN & SHORELINE REVIEW

Case number: PSR2004-00042; SHL2004-00007;
HAB2004-00158; ARC2004-00055

Description: THE APPLICANT IS REQUESTING SITE PLAN, SHORELINE, HABITAT AND ARCHAEOLOGICAL REVIEW AND APPROVAL FOR A NEW PUMP STATION AND CARETAKER RESIDENCE. THE PROJECT IS IN SALMON CREEK PARK, AN APPROXIMATE 63-ACRE PARCEL LOCATED IN THE R1-6 ZONE DISTRICT.

Location: 1112 NE 117TH STREET

Applicant contact: CH2M HILL

Neighborhood association:

NICHOLE COULTER
FAIRGROUNDS NEIGHBORHOOD
ASSOCIATION

Planner contact:

TERRI BROOKS

Comment period ends:

9/14/04

■ **Project name:**

UNION PRAIRIE BUSINESS PARK

Case number:

PSR2004-00054; SEP2004-00145;
MZR2004-00167

Description:

THE APPLICANT IS REQUESTING A BINDING SITE PLAN REVIEW APPROVAL TO CREATE THREE LOTS FOR THE PURPOSES OF CONSTRUCTING THREE SEPARATE BUILDINGS TOTALING 78,960 SQUARE FEET ON APPROXIMATELY 7.02 ACRES ZONE LIGHT INDUSTRIAL (ML). THE DEVELOPMENT, WHICH INCLUDES A REQUEST FOR PUBLIC SEWER WAIVER, WILL OCCUR IN 3 PHASES.

Location:

SOUTHEAST CORNER OF NE 117TH AVE (SP503)
AND NE 113TH ST

Applicant contact:

HARB ENGINEERING, INC.
GUS HARB, P.E.

Neighborhood association:

GREATER BRUSH PRAIRIE NEIGHBORHOOD
ASSOCIATION

Planner contact:

MICHAEL UDUK

Comment period ends:

10/8/04

■ **Project name:**

DANIELS PLACE SHORT PLAT

Case number:

PLD2004-00070

Description:

SHORT PLAT APPROVAL TO DIVIDE APPROXIMATELY ONE ACRE INTO FOUR SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-6 ZONE DISTRICT

Location:

5417 NE 40TH STREET

Applicant contact:

HARPER ENGINEERING
NORM HARKER

Neighborhood association:

ROADS END FARM NEIGHBORHOOD
ASSOCIATION

Planner contact:

RICHARD DAVIAU

Comment period ends:

10/8/04

■ **Project name:**

HOCKINSON VILLAGE CENTER

Case number:

PST2004-00037

Description:

THE APPLICANT IS REQUESTING POST DECISION REVIEW AND APPROVAL TO REVISE THE PROPOSED INTERNAL ROAD WHICH WAS ORIGINALLY PROPOSED AS A PUBLIC ROAD AND IS NOW PROPOSED TO BE A PRIVATE ROAD TO SERVE THE RURAL 1-ACRE LOTS.

Location:

Applicant contact:

Neighborhood association:

Planner contact:

Comment period ends:

THE ROAD WILL ALSO MOVE FROM THE SOUTHERN EDGE OF THE LOTS TO AN INTERNAL LOCATION. THE PROPERTY IS LOCATED IN THE CR-2 AND RC-1 ZONE DISTRICTS.

16105 NE 182ND AVENUE

WALZ FAMILY LIMITED PARTNERSHIP

BILL WALZ

CONCERNED CITIZENS OF HOCKINSON

NEIGHBORHOOD ASSOCIATION

TERRI BROOKS

10/25/04

■ **ADMINISTRATIVE DECISIONS** (*Type I review – routine staff review*)

Type I applications involve minor changes. They do not require public notice or public hearings and may be handled “over the counter” as a matter of routine. Projects in that category are not listed here. Type I decisions may be appealed first to a land use hearings examiner and later to the Board of Clark County Commissioners. Appeals of Board of Clark County Commissioners decisions may be made to Superior Court. For more information, contact our office at (360) 397-2375 ext. 4489.

■ **APPEALS**

Administrative decisions (Type I and Type II) may be appealed to a hearings examiner. If a project is appealed, the examiner will hold a public hearing to receive testimony on the appeal issues. The examiner’s decision on the appeal may be appealed to the Board of Clark County Commissioners.

Type III decisions by a hearings examiner may be appealed to the Board of Clark County Commissioners. Appeals must be mailed or taken to the Board of Clark County Commissioners, Clark County Public Service Center, 1300 Franklin Street, Vancouver, WA 98660. The commissioners will consider appeals in public meetings. They will not receive testimony on the appeal. For more information, please refer to the *Appeal* handout on our Web site. It is located at www.clark.wa.gov/commdev/documents/devservices/handouts/22-appeal.pdf.

Decisions made by the Board of Clark County Commissioners may be appealed to the Clark County Superior Court. Appeals to the Clark County Superior Court must be sent to Clark County Clerk’s Office, P.O. Box 5000, Vancouver, WA 98666-5000, (360) 397-2292.

■ **Project name:**

Case number:

Description:

CROWN CORPORATION WAREHOUSE

APL2004-00024

THE APPLICANT IS APPEALING A REQUIREMENT TO PROVIDE A MINIMUM 20% LANDSCAPE COVERAGE FOR A SITE PLAN REVIEW APPLICATION (PSR2004-00028) CONDITIONALLY APPROVING CONSTRUCTION

Location:

Neighborhood association:

Planner contact:

Hearing information:

OF A 22,500 SQUARE FOOT MANUFACTURING /
WAREHOUSE FACILITY ON A 4.55 ACRE SITE
CONTAINING TWO EXISTING LIGHT INDUSTRIAL
BUILDINGS, LOCATED IN THE LIGHT
INDUSTRIAL (ML) ZONING DISTRICT.

6013 NE 127TH AVENUE

HERITAGE NEIGHBORHOOD ASSOCIATION

ALAN BOGUSLAWSKI

NOVEMBER 4, 2004 – 1300 FRANKLIN – 7:00PM

■ GLOSSARY OF CASE TYPE CODES

APL appeals • **ARC** archaeological • **CAR** critical aquifer recharge area • **CPZ** zone change •
CUP conditional use permit • **CVT** convent release • **FOR** forest practices • **GEO** geological
hazards • **GOR** Columbia River scenic area • **HAB** habitat • **HOC** home occupation • **MZR**
planning director reviews • **PUD** planned unit development • **PLD** subdivision • **PSR** site plan
review • **PST** post decision review • **SEP** SEPA • **SHL** shoreline • **VAR** variance • **WET** wetland.

FormDS1312-Revised 6/10/04